

CONTRACT FOR SALE OF REAL ESTATE

This Agreement, Made and entered into this Second day of January, in the year 2003 by and between Randy J. & Mary C. Brown of the County of Lake, and State of Indiana, party of the first part, and Linda G. Piekarczyk of the County of Lake, and State of Indiana, party of the second part.

WITNESSETH, that the said party of the first part hereby sells to the party of the second part, the following described real estate to-wit:

Known as: 1205 S. Cline Ave.
Griffith, Ind. 46319
(Legal description attached)

11-150-35

Document is

NOT OFFICIAL!

situated in the County of Lake in the State of Indiana

for the sum of 72,000.00 DOLLARS

The said party of the first part hereby covenants and agrees to convey the said premises above described to the said party of the second part, by a good and sufficient warranty deed, executed by the party of the first part, together with the _____ of said party of the first part in due form of law, which deed shall be delivered to the said party of the second part upon payment being made as herein provided, on or before the Second day of January 2023. The said party of the first part also agrees on or before the Second day of January 2023 to furnish to the party of the second part a complete abstract of title to said premises brought down to _____, certified to by a competent abstractor, showing clear title to the said premises, free and clear of any and all encumbrances save and except None.

FILED

APR 21 2004

STEPHEN R. STIGLICH

RECORDERS OFFICE LAKE COUNTY AUDITOR
and allow the said party of the second part a reasonable opportunity to pay the taxes of said premises for the year 2023 to be paid by the said party of the FIRST part. Possession of said premises is to be delivered to the said party of the second part on or before the Second day of January 2023.

On his part, the said party of the second part agrees to pay the sum of Seventy two thousand three hundred a month (2400) Dollars in manner following cash in hand, upon the execution of this agreement, receipt whereof is hereby acknowledged:

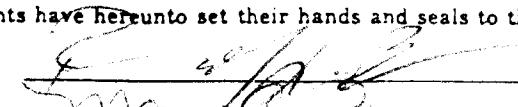
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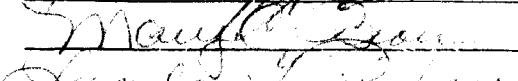


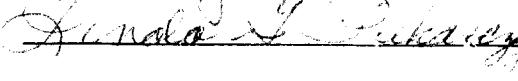
and the remainder in cash upon the Second day of January 2012 and on receipt of the deed as herein provided.

It is mutually agreed by and between the parties hereto, that the covenants and agreements herein contained, shall extend to and be obligatory upon the heirs, executors, administrators, and assigns of the respective parties; that time is of the essence of this contract; and that either party hereto, who shall fail or refuse to comply with the provisions of this contract, on his part to be performed, shall forfeit and pay to the other party the sum of Five thousand Dollars, which sum is hereby fixed and agreed upon as the liquidated damages to be sustained by either party from failure or default upon the part of the other.

IN WITNESS WHEREOF, The parties to these presents have hereunto set their hands and seals to this agreement, in duplicate the day and year first above written.

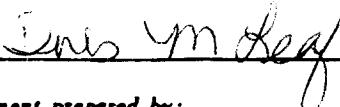
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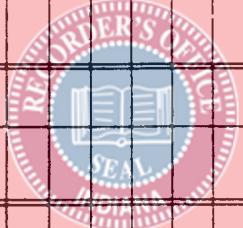
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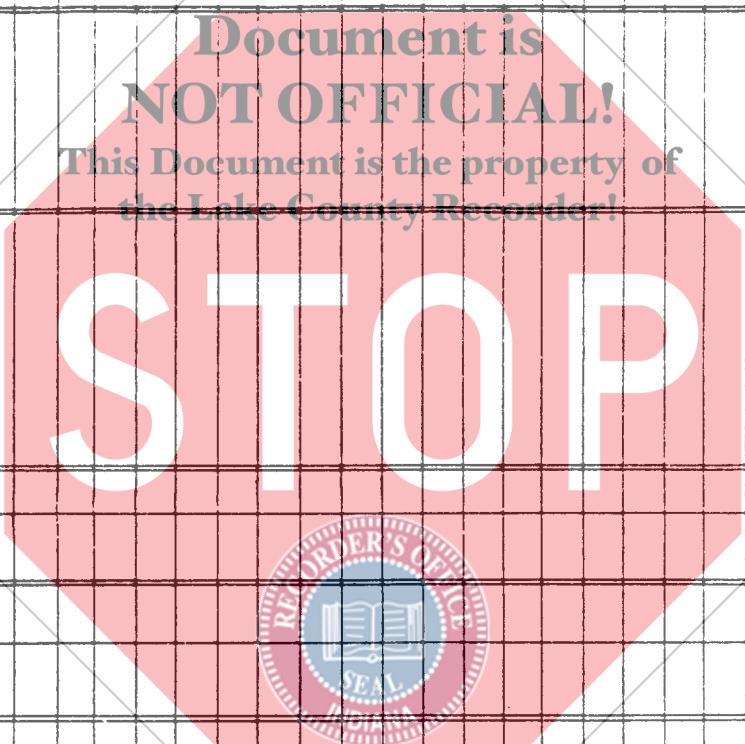
WITNESS:



This instrument prepared by:

DORIS M LEAF
NOTARY PUBLIC STATE OF INDIANA
PORTER COUNTY
MY COMMISSION EXP. FEB. 4,2010

CR.	AMOUNT			RECEIPT		
	AMOUNT IN WRITING	DATE	AMOUNT		DATE	
DR.						
	CHARGES					
	DATE					



Parcel Number 009-09-11-0150-0035	Ownership CUR BROWN, RANDY J & MARY C	11/14/2003	Transfer of Ownership 3	Year: 2001	Card of Date 07/19/1991 BROWN RANDY J & MARY C																																													
County LAKE	Township 9 ST JOHN	Section and Plat Map / Rout 11 11 A	Account: 1101500035																																															
Corporation	District 9 ST JOHN TWP	N. 66 FT. OF W 1/2 N 1/2 SW. NW. S. 11 T. 35 R. 9 1A.																																																
Property Address 1205 S CLINE AVE Nbhd 99503																																																		
VALUATION RECORD																																																		
Type 0 1111151001	Assessment Year 1995	Reason for Change Revaluation																																																
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<table border="1"> <thead> <tr> <th>Land Type</th> <th>Actual Frontage</th> <th>Effective Frontage</th> <th>Depth Factor</th> <th>Base Rate</th> <th>Adjusted Rate</th> <th>Extended Value</th> <th>Influence Factor</th> <th>True Tax Value</th> </tr> </thead> <tbody> <tr> <td>Residential Acreage</td> <td>.91</td> <td>.955</td> <td></td> <td></td> <td></td> <td>2000.00</td> <td>1910</td> <td>1910</td> </tr> <tr> <td></td> <td>82</td> <td>.045</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>Total Acreage</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="8">Total True Tax Land Value</td> <td>1900</td> </tr> </tbody> </table>						Land Type	Actual Frontage	Effective Frontage	Depth Factor	Base Rate	Adjusted Rate	Extended Value	Influence Factor	True Tax Value	Residential Acreage	.91	.955				2000.00	1910	1910		82	.045							Total Acreage									Total True Tax Land Value								1900
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5 RESIDENTIAL <input type="checkbox"/> Vacant Lot <input type="checkbox"/> Family Dwelling <input type="checkbox"/> Two or More Family Dwelling <input type="checkbox"/> Three Family Dwelling <input type="checkbox"/> House trailer (Rental)	1 Commercial <input type="checkbox"/> Office <input type="checkbox"/> Store <input type="checkbox"/> Restaurant, Cafe and/or Bar <input type="checkbox"/> Commercial Office <input type="checkbox"/> Other Commercial Grounds <input type="checkbox"/> Small Off. Retail (1000) <input type="checkbox"/> Discount & Jr. Dept. 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Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	14 Undeveloped Usable <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	15 Developed Unusable <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	16 Classified Land <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	17 Undeveloped Land <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	18 Tillable Land <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	19 Non-Tillable Land <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	20 Woodland <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. Parks <input type="checkbox"/> Commercial Trust or Financial <input type="checkbox"/> Marine Service Facilities <input type="checkbox"/> Marina (small boats) <input type="checkbox"/> Other Commercial Structures	21 Other Farmland <input type="checkbox"/> Residential <input type="checkbox"/> Lodging <input type="checkbox"/> Lodging Halls or Amuse. Parks <input type="checkbox"/> Other Lodging Halls or Amuse. 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